

142.0

Map

0003

Block

0003.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 974,800 /

USE VALUE: 974,800 /

ASSESSed: 974,800 /

Total Card /

Total Parcel

974,800

974,800

974,800

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

NoAlt NoDirection/Street/City

95 -97HIGHLAND AVE, ARLINGTON

Unit #:

Owner 1: PRESTON DIANE/TR

Owner 2: ELENA FERRETTI IRREVOCABLE TR

Owner 3:

Street 1: 97 HIGHLAND AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MACntryOwn Occ: Y

Postal: 02476

Type:

Use CodeLand SizeBuilding ValueYard ItemsLand ValueTotal Value

1045000.000513,7005,100456,000974,800

Total Card0.115513,7005,100456,000974,800

Total Parcel0.115513,7005,100456,000974,800

Source: Market Adj CostTotal Value per SQ unit /Card: 355.88/Parcel: 355.88

Legal Description

User Acct

91581

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Insp Date

12/02/17

OWNERSHIP

PREVIOUS OWNER

Owner 1: PRESTON DIANE/TR -

Owner 2: ELENA FERRETTI IRREVOCABLE TR -

Street 1: 97 HIGHLAND AVE

Twn/City: ARLINGTON

St/Prov: MACntry

Postal: 02476

Owner 1: PRESTON DIANE/TR -

Owner 2: ELENA FERRETTI IRREVOCABLE TR -

Street 1: 97 HIGHLAND AVE

Twn/City: ARLINGTON

St/Prov: MACntry

Postal: 02476

NARRATIVE DESCRIPTION

OTHER ASSESSMENTS

This parcel contains .115 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1925, having primarily Vinyl Exterior and 2739 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 5 Bdrms.

CodeDescrip/NoAmountCom. Int

PROPERTY FACTORS

LAND SECTION (First 7 lines only)

ItemCodeDescription%ItemCodeDescription

ZR2TWO FAMIL100water

oSewer

nElectri

Census:Exmpt

Flood Haz:

DTopo1Level

sStreet

tGas:

Use CodeDescriptionLUC FactNo of UnitsDepth / PriceUnitsUnit TypeLand TypeLT FactorBase ValueUnit PriceAdjNeighNeigh InflunInfl 1%Infl 2%Infl 3%Appraised ValueAlt ClassSpec LandJ CodeFactUse ValueNotes

104Two Family5000Sq. Ft.Site080.1.149456,000456,000

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

GrantorLegal RefTypeDateSale CodeSale PriceV Tst VerifNotes

PRESTON ELENA A67440-4646/16/2016Convenience1NoNo

FERRETTI ELENA67440-4606/16/2016Convenience1NoNo

FERRETTI ELENA63500-514/16/2014Convenience1NoNoJames L. Ferretti d.o.d. 12/9/2013. Bk 63751

FERRETTI BARBA52156-2141/30/2009Family1NoNo

FERRETTI ELENA52156-2121/30/2009Family1NoNo

11774-3284/1/196899NoNoN

DateNumberDescripAmountC/OLast VisitFed CodeF. DescripComment

5/14/2001391Re-Roof4,000C

BUILDING PERMITS

ACTIVITY INFORMATION

DateNumberDescripAmountC/OLast VisitFed CodeF. DescripComment

5/14/2001391Re-Roof4,000C

DateResultByName

12/2/2017InspectedHSHanne S

11/29/2017MEAS&NOTICEHSHanne S

11/7/2008Meas/Inspect355PATRIOT

11/7/2000Hearing Chag264PATRIOT

12/10/1999Inspected267PATRIOT

11/16/1999Measured256PATRIOT

1/1/1982CS

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

